

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF WASHINGTON**

In re:)	
Whiskey Ranch Estates, LLC,)	Case No. 25-00095-WLH11
)	
)	SUMMONS TO DEBTOR IN
)	INVOLUNTARY CASE
Debtor(s))	

To the above-named debtor:

A Petition under title 11, United States Code was filed against you in this bankruptcy court on January 17, 2025, requesting an order for relief under chapter 11 of the Bankruptcy Code (title 11 of the United States Code).

YOU ARE SUMMONED and required to file with the clerk of the bankruptcy court a motion or answer to the petition within 21 days after the service of this summons. A copy of the petition is attached.

Address of the clerk: United States Bankruptcy Court
Eastern District of Washington
PO Box 2164
Spokane, WA 99210-2164

At the same time, you must also serve a copy of the motion or answer upon the petitioner's attorney.

Name and Address of Petitioner's Attorney:

Mi Tierra Real-Estate Investment, Inc 1603 W A St Pasco, WA 99301	J&K Earthworks, Inc 5593 Nature Shore Dr Rock Island, WA 98850	Triumph Asset Management, LLC 11335 NE 112nd Way, Ste 105 Kirkland, WA 98034
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If you make a motion, your time to answer is governed by Fed. R. Bankr. P. 1011(c).

If you fail to respond to this summons, the order for relief will be entered.

Dated: January 17, 2025



Clerk, U.S. Bankruptcy Court

by: /s/Cassandra Rehn
Deputy Clerk

SUMMONS TO DEBTOR IN INVOLUNTARY CASE - 1

Fill in this information to identify the case:

United States Bankruptcy Court for the:

Eastern District of Washington
(State)

Case number (if known): _____ Chapter _____

☐ Check if this is an amended filing

Official Form 205

Involuntary Petition Against a Non-Individual

12/15

Use this form to begin a bankruptcy case against a non-individual you allege to be a debtor subject to an involuntary case. If you want to begin a case against an individual, use the *Involuntary Petition Against an Individual* (Official Form 105). Be as complete and accurate as possible. If more space is needed, attach any additional sheets to this form. On the top of any additional pages, write debtor's name and case number (if known).

Part 1: Identify the Chapter of the Bankruptcy Code Under Which Petition Is Filed

1. Chapter of the Bankruptcy Code

Check one:

- ☐ Chapter 7
☒ Chapter 11

Part 2: Identify the Debtor2. Debtor's name Whiskey Ranch Estates, LLC

3. Other names you know the debtor has used in the last 8 years

Include any assumed names, trade names, or doing business as names.

4. Debtor's federal Employer Identification Number (EIN)

☐ Unknown8 6 - 3 8 6 1 4 0 1
EIN

5. Debtor's address

Principal place of business

Mailing address, if different

10900 NE 4th St

Number Street

Number Street

Ste 2300

P.O. Box

Bellevue

City

WA

State

98004

ZIP Code

City

State

ZIP Code

Location of principal assets, if different from principal place of business

King

County

Number Street

City

State

ZIP Code

Debtor

Whiskey Ranch Estates, LLC
Name

Case number (if known)

6. Debtor's website (URL)

N/A

7. Type of debtor

- ☒ Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP))
☐ Partnership (excluding LLP)
☐ Other type of debtor. Specify: _____

8. Type of debtor's business

Check one:

- ☐ Health Care Business (as defined in 11 U.S.C. § 101(27A))
☐ Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
☐ Railroad (as defined in 11 U.S.C. § 101(44))
☐ Stockbroker (as defined in 11 U.S.C. § 101(53A))
☐ Commodity Broker (as defined in 11 U.S.C. § 101(6))
☐ Clearing Bank (as defined in 11 U.S.C. § 781(3))
☒ None of the types of business listed.
☐ Unknown type of business.

9. To the best of your knowledge, are any bankruptcy cases pending by or against any partner or affiliate of this debtor?

- ☒ No
☐ Yes. Debtor _____ Relationship _____
District _____ Date filed _____ Case number, if known _____
MM / DD / YYYY
Debtor _____ Relationship _____
District _____ Date filed _____ Case number, if known _____
MM / DD / YYYY

Part 3: Report About the Case

10. Venue

Check one:

- ☒ Over the last 180 days before the filing of this bankruptcy, the debtor had a domicile, principal place of business, or principal assets in this district longer than in any other district.
☐ A bankruptcy case concerning debtor's affiliates, general partner, or partnership is pending in this district.

11. Allegations

Each petitioner is eligible to file this petition under 11 U.S.C. § 303(b).
The debtor may be the subject of an involuntary case under 11 U.S.C. § 303(a).

At least one box must be checked:

- ☒ The debtor is generally not paying its debts as they become due, unless they are the subject of a bona fide dispute as to liability or amount.
☐ Within 120 days before the filing of this petition, a custodian, other than a trustee, receiver, or an agent appointed or authorized to take charge of less than substantially all of the property of the debtor for the purpose of enforcing a lien against such property, was appointed or took possession.

12. Has there been a transfer of any claim against the debtor by or to any petitioner?

- ☒ No
☐ Yes. Attach all documents that evidence the transfer and any statements required under Bankruptcy Rule 1003(a).

Debtor Whiskey Ranch Estates, LLC
Name

Case number (if known) _____

13. Each petitioner's claim	Name of petitioner	Nature of petitioner's claim	Amount of the claim above the value of any lien
	<u>Mi Tierra Real Estate Invesments, Inc</u>	<u>Unsecured</u>	<u>\$ 900,000</u>
	<u>J&K Earthworks, Inc</u>	<u>Secured/Unsecured</u>	<u>Depends on value of collateral</u>
	<u>Triumph Asset Management, LLC</u>	<u>Secured/Unsecured</u>	<u>Depends on value of collateral</u>
	Total of petitioners' claims		<u>\$ 900,000+</u>

If more space is needed to list petitioners, attach additional sheets. Write the alleged debtor's name and the case number, if known, at the top of each sheet. Following the format of this form, set out the information required in Parts 3 and 4 of the form for each additional petitioning creditor, the petitioner's claim, the petitioner's representative, and the petitioner's attorney. Include the statement under penalty of perjury set out in Part 4 of the form, followed by each additional petitioner's (or representative's) signature, along with the signature of the petitioner's attorney.

Part 4: Request for Relief

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Petitioners request that an order for relief be entered against the debtor under the chapter of 11 U.S.C. specified in this petition. If a petitioning creditor is a corporation, attach the corporate ownership statement required by Bankruptcy Rule 1010(b). If any petitioner is a foreign representative appointed in a foreign proceeding, attach a certified copy of the order of the court granting recognition.

I have examined the information in this document and have a reasonable belief that the information is true and correct.

Petitioners or Petitioners' Representative

Name and mailing address of petitioner

Mi Tierra Real-Estate Investment, Inc
Name
1603 W A St
Number Street
Pasco WA 99301
City State ZIP Code

Name and mailing address of petitioner's representative, if any

Name

Number Street

City State ZIP Code

I declare under penalty of perjury that the foregoing is true and correct.

Executed on _____
MM / DD / YYYY

X [Signature]
Signature of petitioner or representative, including representative's title

Attorneys

Printed name

Firm name, if any

Number Street

City State ZIP Code
Contact phone _____ Email _____
Bar number _____
State _____

X

Signature of attorney

Date signed MM / DD / YYYY

Debtor Whiskey Ranch Estates, LLC
Name

Case number (if known) _____

Name and mailing address of petitioner

J&K Earthworks Inc
Name

5593 Nature Shore Dr
Number Street

Rock Island WA 98850
City State ZIP Code

Name and mailing address of petitioner's representative, if any

Name

Number Street

City State ZIP Code

I declare under penalty of perjury that the foregoing is true and correct.
1/16/2025

Executed on MM / DD / YYYY

DocuSigned by:

KURT DAVIS Secretary
Signature of petitioner or representative, including representative's title

Printed name

Firm name, if any

Number Street

City State ZIP Code

Contact phone Email

Bar number

State

X

Signature of attorney

Date signed MM / DD / YYYY

Name and mailing address of petitioner

Triumph Asset Management, LLC
Name

11335 NE 112nd Way, Ste 105
Number Street

Kirkland WA 98034
City State ZIP Code

Name and mailing address of petitioner's representative, if any

Name

Number Street

City State ZIP Code

I declare under penalty of perjury that the foregoing is true and correct.
1/15/2025

Executed on MM / DD / YYYY

Signed by:

Chad Scott Manager
Signature of petitioner or representative, including representative's title

Printed name

Firm name, if any

Number Street

City State ZIP Code

Contact phone Email

Bar number

State

X

Signature of attorney

Date signed MM / DD / YYYY